



Agenda Item Form

Agenda Date: 6/02/2004

Districts Affected: 8

Dept. Head/Contact Information: 541-4308

Type of Agenda Item:

- | | | |
|--|---|--|
| <input type="checkbox"/> Resolution | <input type="checkbox"/> Staffing Table Changes | <input type="checkbox"/> Board Appointments |
| <input type="checkbox"/> Tax Installment Agreements | <input type="checkbox"/> Tax Refunds | <input type="checkbox"/> Donations |
| <input checked="" type="checkbox"/> RFP/ BID/ Best Value Procurement | <input type="checkbox"/> Budget Transfer | <input type="checkbox"/> Item Placed by Citizen |
| <input type="checkbox"/> Application for Facility Use | <input type="checkbox"/> Bldg. Permits/Inspection | <input type="checkbox"/> Introduction of Ordinance |
| <input type="checkbox"/> Interlocal Agreements | <input type="checkbox"/> Contract/Lease Agreement | <input type="checkbox"/> Grant Application |
| <input type="checkbox"/> Other _____ | | |

Funding Source:

- ☐ General Fund
- ☐ Grant (duration of funds: _____ Months)
- ☒ Other Source: PW 2000 Quality of Life

Legal:

- ☐ Legal Review Required Attorney Assigned (please scroll down): None ☐ Approved ☐ Denied

Timeline Priority: ☐ High ☐ Medium ☐ Low # of days: _____

Why is this item necessary:

Need to award the project for construction to keep within the bid's time limit.

Explain Costs, including ongoing maintenance and operating expenditures, or Cost Savings:

Statutory or Citizen Concerns:

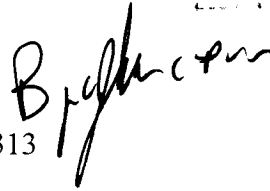
Departmental Concerns:

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Date May 26, 2004
To: City Clerk
FROM: Byron E. Johnson
Director of Purchasing X4313
THRU: Aurora Wells
Bid Clerk X4038

CITY CLERK DEPARTMENT

MAY 26 2004 PM 12 47



Please place the following item on the REGULAR agenda for the Council Meeting of:
June 2, 2004

RESOLUTION

That the City of El Paso hereby awards Contract Bid Number 2004-092, El Paso Zoo New Zoo Support Facilities in the amount of \$ 3,177,209.00 as this Offeror provides the Best Value to the City based on the published criteria and on its ranking evaluation; and

That the Mayor be authorized to sign the contract referenced above as approved by the City Engineer, Contract Compliance, Purchasing and the City Attorney; and

That the Mayor be authorized to execute budget transfers for this award and project, as necessary; and

That the City Engineer is hereby authorized to approve contract changes which are necessary for proper construction of the work and carrying out the intent of the design, but which do not increase the scope of the contract as awarded, in an amount not to exceed \$25,000 per numbered change order, and not to exceed the total of 10% of the original contract price as awarded, without further authorization by City Council.

Contact person: Byron E. Johnson, Director of Purchasing at 541-4313

AGENDA FOR: June 2, 2004

**CITY OF EL PASO PURCHASING
VALUE ENGINEERED NEGOTIATED CHANGE**

PROJECT: El Paso Zoo New Support Facilities

BID NO.: 2004-092

DEPT. ID#:

PROJ/GRANT/USER: PPW 0057004, 0057005,
0057006 & 0057007

TO (Contractor): Dantex Construction Company, Inc.
4727 Osborne Drive
El Paso, TX 79922

FUND: 2000 Quality Of Life Bonds
ACCOUNT: 508027

INDEX CODE: 14101003

PO NO.:

You are directed to make the following changes in this Contract:

Commissary Building

- 1 Delete Room 109 in its entirety, Detail #2, Drawing 1A1.1. (Reference Attachment A)

Facilities Building

- 2 Delete proposed site construction, concrete walkway, between new ramps/platform at Building C and Building B, Detail #1, Drawing 1A0.5. (Reference Attachment A)

Alternate #1 - Commissary Walk-In Refrigerator/Freezer

- 3 Delete proposed alternate. (Reference Attachment A)

Alternate #8 - Driveway, Parking Lot and Storm Drainage Improvements

- 4 Add costing component only of Alternate #8, storm drainage extension components at East parking lot, Drawing 1C1.1R. (Reference Attachment A)
5 Add costing component only of Alternate #8, storm drainage extension components at West parking lot, Drawing 1C1.1R. (Reference Attachment A)

Alternate #18 - New Fish Quarantine Building

- 6 Add costing to reconfigure/modify West parking lot site to accommodate Alternate #18. (Reference Attachment A)

VALUE ENGINEERED DEDUCT AMOUNT : (\$205,191.00)

Original Contract Sum	\$3,382,400.00
Net Change by previous Change Orders	\$0.00
Contract Sum prior to this VE Deduct	\$3,382,400.00
Contract Sum will be (increased) (decreased) (unchanged) by this VE Deduct	(\$205,191.00)
New Contract Sum, including this VE Deduct	\$3,177,209.00
Total Net Value of VE Deduct To Date	(\$205,191.00)

Contract Time will be ~~(increased)~~ ~~(decreased)~~ **(unchanged)** BY (0) DAYS*

Net VE Deduct Percentage (Not to exceed 25%) -6.07%

**CITY OF EL PASO PURCHASING
VALUE ENGINEERED NEGOTIATED CHANGE**

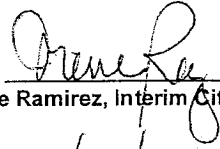
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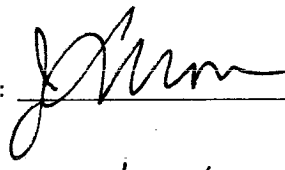
PROJECT: El Paso Zoo New Support Facilities

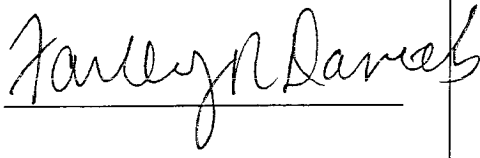
BID NO.:

2004-092

DEPT. ID#:

<p align="center">CITY OF EL PASO</p> <p>TWO CIVIC CENTER PLAZA EL PASO, TX-79901</p> <p>CITY COUNCIL ACTION REQ'D: CIRCLE ONE: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO DATE APPROVED: _____</p> <p>ENGINEERING DEPARTMENT:</p> <p>By: <u></u> Irene Ramirez, Interim City Engineer</p> <p>Date: <u>5/24/04</u></p>
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<p align="center">ARCHITECT / ENGINEER</p> <p>Mijares-Mora Architects, Inc. 111 N. Festival Drive El Paso, Texas 79912</p> <p>By: <u></u></p> <p>Date: <u>5/25/04</u></p>
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<p align="center">CONTRACTOR</p> <p>Dantex Construction Company, Inc. 4727 Osborne Drive El Paso, Texas 79922</p> <p>By: <u></u></p> <p>Date: <u>5/25/04</u></p>

* Subject to the terms of the Contract, GENERAL CONDITIONS, SECTION 2.5

(REV. : 06-15-2001)

File:Excel-01-01-00-Regular Change Order-CLEAN.xls

ACCEPTABLE TO ZOOLDEPT.
 5/26/04

Value Engineering Items

(ATTACHMENT A)

Possible Price Reductions for Commissary Building

No.	Sheet No.	Description	Savings	Disapproved By Zoo	Re-Price	Approved
1	1A1.1	Delete proposed lounge area remodeling on Westside of building, Rooms 113-118, Detail #2.	(47,428)	(47,428)		
2	1A1.1	Delete dishwashing equipment, Room 102, Detail #2.	(4,126)	(4,126)		
3	1A1.1	Delete proposed building expansion on Southside, Room 100, Detail #2. (Deleted per Zoo 5-5-04)				
4	1A1.1	Delete proposed patio enclosure on Eastside of building, Rooms 103-107, Detail #2.	(13,533)	(13,533)		
6	1A1.1	Delete Room 109, Detail#2.	(5,463)			(5,463)

(5,463)

Possible Price Reductions for Pool / Warehouse

1	1A1.5	Delete proposed lounge area addition on Westside of building, Room 160, Detail #2.	(42,768)	(42,768)		
2	1A1.5	Delete lockers & benches, Rooms 162, 162B, 164 and 164B, Detail#1.	(14,219)	(14,219)		
3	1A1.5	Delete uniform racks, Room 165, Detail#1.	(3,898)	(3,898)		
4	1C1.1R	Credit storm drainage components at concrete driveway.	19,823	19,823		

Possible Price Reductions for Senior / Facilities Building

1	1A0.5	Delete proposed site construction between new ramps/platform at Building C and Building B, Detail #1. Widen Eastside ramp.	(10,332)			(10,332)
2	1A1.3	Stub-out plumbing only for Rooms 146 & 147.	(2,716)	(2,716)		
3	1A1.3	Delete lockers & benches, Rooms 149 & 152, Detail#1.	(6,721)	(6,721)		

(10,332)

Possible Price Reductions for Animal Holding Building

1	2A1.1	Delete entire Animal Holding building and associated sitework per detail #1. (DELETED DURING BEST VALUE PROCUREMENT)	739,000	739,000		
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Possible Price Negotiations Alt.#1 - Commissary Walk-In Refrigerator/Freezer

1	1A1.1	Determine interpretation and costing parameters associated with Alternate #1. Rooms 110-112, Detail#3.	(55,000)			(55,000)
2	1A1.1	Add CMU wall.				(55,000)

(55,000)

Possible Price Negotiations Alt.#8 - Driveway, Parking Lot and Storm Drainage Improvs.

1	1C1.1R	Costing for storm drainage components West parking lot.	(33,172)	(33,172)		
2	1C1.1R	Costing for storm drainage components East parking lot.	(7,992)	(7,992)		
3	1C1.1R	Delete storm drainage components in West parking lot. (South of new proposed main.)	(18,704)			(18,704)
4	1C1.1R	Delete asphalt overlay entirely and adjust elevations where needed.	(69,027)			(69,027)
		Delete curb & gutter, parking blocks, striping, signs, etc.	(54,105)			(54,105)
5	1C1.1R	Unit price for asphalt repairs.	\$1.6/SF	N/A		
6	1C1.1R	Asphalt overlay per Architect drawing.				
		Re-seal entire East and West parking lots.	15,100	15,100		

(141,836)

Possible Price Negotiations Alt.#18 - New Fish Quarantine Building

1	4A1.1	Reconfigure or modify site and building design to serve multi-purposes.	7,440			7,440
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(205,191)

Base Bid I A	383,000
B	830,000
C	843,000
Base Bid III	471,000
Base Bid IV	450,000
Base Bid V	1,400
Base Bid VI	37,000

Total	3,015,400
Alternate #1	55,000
Alternate #8	183,000
Alternate #18	129,000
Grand Total	3,382,400
Deduct Change Order	(205,191)
CONTRACT TOTAL	3,177,209



City of El Paso

Scope of Work

BEST VALUE PROCUREMENT

EL PASO ZOO NEW ZOO SUPPORT FACILITIES

Bid No. 2004-092

The El Paso Zoo is a facility owned by the City of El Paso operated and maintained by the City's Zoo Department located at 4001 E. Paisano Drive.

***** IMPORTANT PLEASE NOTE *****

The Scope of Work Base Bids and Alternates include Project Numbers shown in parenthesis referencing numbers shown on the plan drawings.

BASE BID:

BASE BID I (Project No.1) Bidder shall state the amount for:

Building A: An existing 3,026 SF Zoo Commissary Building to be remodeled with a 1,500 SF new addition including associated site improvements. Facility will house food storage and food preparation for the Zoo.

Building B: An existing 13,061 SF former swimming pool building to be remodeled for a Warehouse with a new 1,121 SF addition to the building including associated site improvements. Facility will house staff lounge facilities and Zoo storage.

Building C: An existing 14,233 SF building to be remodeled for a new Facilities Building with a new 192 SF addition to the building including associated site improvements. Facility will house workshops and offices for Zoo staff.

BASE BID II (Project No. 2)

A new 4,730 SF Animal Holding Building to be constructed to provide interior and exterior stall facilities to hold animals.

BASE BID III (Project No. 3)

The existing 2,608 SF Zoo Administration Building to be remodeled and expanded with a new 1910 SF building addition including associated site improvements to house additional new Zoo staff office facilities.

BASE BID IV (Project No. 4)

A new 2,756 SF Quarantine Barn Building to be constructed to provide interior and exterior stall facilities for new animals including associated site improvements.

BASE BID V - Trench Safety System.

BASE BID VI –

Special Electrical Telecommunication, Fire Alarm and Intrusion Alarm Systems Site Work to include **exterior** conduits, pull boxes and fiber optic cabling shown on the drawings to **exterior** walls of Commissary Building, Facilities Building, Warehouse Building, Animal Holding, Administration Building, Quarantine Barn, Animal Clinic Building, Fish Quarantine Building and Greenhouse. Work inside buildings shall be included with each individual building.

DESCRIPTION OF ALTERNATES

Bidders will state amounts in Bid Form that can be added to the Base Bid if Owner decides to accept a change either in the amount of construction to be completed on in the products, materials, equipment, systems or installation methods as described in following **Schedule of Alternates**. The cost for each alternate shall be the net additional cost to incorporate alternate work into the Project.

SCHEDULE OF ALTERNATES

ALTERNATE NO. 1 (Alternate P1-1): Bidder shall state the dollar amount that can be added to the Base Bid if new Walk-In refrigerator/freezers are constructed in the Commissary Building as shown on the drawings and specified.

ALTERNATE NO. 2 (Alternate P1-2): Bidder shall state the dollar amount that can be added to the Base Bid if new larger Lounge addition to Warehouse Building is constructed as shown on Sheet 1A1.5.

ALTERNATE NO. 3 (Alternate P1-3): Bidder shall state the dollar amount that can be added to the Base Bid if new chain link cages (Rooms 173A, 173 B, 173C, 173D, 173E, 173F, 173G, 173H, 173J, 173K, 173L & 173M) in the Warehouse Building are constructed as shown on the drawings and specified.

ALTERNATE NO. 4 (Alternate P1-4): Bidder shall state the dollar amount that can be added to the Base Bid if new specified metal industrial shelving (Note 19 on Sheet 1A1.5) is furnished and installed as shown on the drawings and specified in Warehouse Building.

ALTERNATE NO. 5 (Alternate P1-5): Bidder shall state the dollar amount that can be added to the Base Bid if interior remodeling work for Graphics Area (Rooms 121, 121A, 121B, 122, 123, 124 & 124) in Facilities Building is constructed as shown on the drawings and specified.

ALTERNATE NO. 6 (Alternate P1-6): Bidder shall state the dollar amount that can be added to the Base Bid if parking lot improvements, as located on Sheet 1A0.0, are constructed as shown on the drawings and specified.

ALTERNATE NO. 7 (Alternate P1-7): Bidder shall state the dollar amount that can be added to the Base Bid if driveway, parking lot and storm drainage site improvements, as located on Sheet 1A0.0, are constructed as shown on the drawings and specified.

ALTERNATE NO. 8 (Alternate P1-8): Bidder shall state the dollar amount that can be added to the Base Bid if driveway and storm drainage site improvements, as located on Sheet 1A0.0, are constructed as shown on the drawings and specified.

ALTERNATE NO. 9 (Alternate P1-9): Bidder shall state the dollar amount that can be added to the Base Bid if new Irrigation and Landscaping work in conjunction with Commissary, Warehouse and Facilities Buildings is constructed as shown on the drawings and specified.

ALTERNATE NO. 10 (Alternate P2-1): Bidder shall state the dollar amount that can be added to the Base Bid if exterior metal stalls, Types A, B & C, for Animal Holding Building are constructed as shown on the drawings and specified.

ALTERNATE NO. 11 (Alternate P2-2): Bidder shall state the dollar amount that can be added to the Base Bid if new irrigation and landscaping work in conjunction with Animal Holding Building is constructed as shown on the drawings and specified.

ALTERNATE NO. 12 (Alternate P3-1): Bidder shall state the dollar amount that can be added to the Base Bid if larger new addition to Administration Building as shown on Sheet 3A1.2 is constructed in lieu of new addition under the Base Bid.

ALTERNATE NO. 13 (Alternate P3-2): Bidder shall state the dollar amount that can be added to the Base Bid if Trellis Addition to Administration Building as shown on Sheet 3A0.2 and specified is constructed.

ALTERNATE NO. 14 (Alternate P3-3): Bidder shall state the dollar amount that can be added to the Base Bid if new Compact Movable Shelving system in Administration Building is furnished and installed as shown on drawings and specified.

ALTERNATE NO.15 (Alternate P3-4): Bidder shall state the dollar amount that can be added to the Base Bid if new Irrigation and Landscape work in conjunction with Administration Building is constructed as shown on drawings and specified.

ALTERNATE NO. 16 (Alternate P4-1): Bidder shall state the dollar amount that can be added to the Base Bid if additional Stalls 411 & 412 for Quarantine Barn are constructed as shown on the drawings and specified.

ALTERNATE NO. 17 (Alternate P4-2): Bidder shall state the dollar amount that can be added to the Base Bid if new 614 s.f. building addition to existing Animal Clinic Building is constructed as shown on the drawings and specified.

ALTERNATE NO. 18 (Alternate P4-3): Bidder shall state the dollar amount that can be added to the Base Bid if new 1,083 s.f. Fish Quarantine Building is constructed as shown on the drawings and specified.

ALTERNATE NO. 19 (Alternate P4-4): Bidder shall state the dollar amount that can be added to the Base Bid if existing Greenhouse is disassembled and erected on new foundations in new location as shown on the drawings. Existing foundations and etc. in old location shall be demolished.

ALTERNATE NO. 20 (Alternate P4-5): Bidder shall state the dollar amount that can be added to the Base Bid if new Hay Barn (Building E) is constructed as shown on drawings and specified.

ALTERNATE NO. 21 (Alternate P4-6): Bidder shall state the dollar amount that can be added to the Base Bid if new Irrigation and Landscape work in conjunction with Quarantine Barn, Animal Clinic Addition, Fish Quarantine, Greenhouse and Hay Barn Buildings is constructed as shown on drawings and specified.

WORK COVERED BY CONTRACT DOCUMENTS

The work trades involved in project include but are not limited to demolition, earthwork, site development work to include sanitary sewer, natural gas, domestic water, storm drainage structures, electric service and asphalt and concrete paving, landscaping and irrigation, fencing, structural concrete, structural steel, built-up and metal roofing, interior finishes, doors and windows, specialty products, metal building systems, HVAC, plumbing, electrical power and lighting and special systems.

Note: The above description is general in nature and does not necessarily describe all the details of the project. The successful bidder is responsible for completing the project in accordance with the Contract Documents.

WORK SEQUENCE

The Owner will maintain continued use of currently occupied buildings that are a part of the project. Therefore, the project will be constructed in phases. The Warehouse and Facilities Buildings will be completed as soon as possible. Prior to starting work in existing Administration Building, the Owner's staff will be temporarily relocated into the completed Facilities Building. Remodeling work in Commissary Building will be phased as shown on the drawings to provide for the continuing operation of this facility. All building construction will be constructed in accordance with the Contractor's pre-approved construction schedule and phasing plan that will be organized to maintain the contract completion schedule and Owner's occupancy requirements.

USE OF PREMISES

The Owner will occupy the site and adjacent buildings during this project. Contractor shall not hinder the Owner's access to and between existing buildings. Service entrances and Fire/Emergency access to all existing Buildings shall remain open at all times.

Contractor will have limited use of premises, including use of the site.

All work will be scheduled with the Owner's Project Representative. Normal business hours are Monday through Friday, 8:00 a.m. to 5:00 p.m. local time. For all after normal hours work (including weekends and holidays), the Contractor shall notify the Owner's Representatives a minimum of one week prior to date of after normal hours work and obtain Owner's approval prior to scheduling the after hours work. If an individual situation arises that will require the Contractor to remain at the job site after 5:00 p.m., the Owner's Project Manager must be notified as early as possible.

As directed by the Owner, Contractor's Staging Area will be confined to areas around the Warehouse Building and Facilities Building that will not interfere with the Owner's continuing use of the existing Zoo facilities or new construction work of this project.

All driveways, entrances and parking areas required for current Zoo operations must be kept clear and not used for parking or material storage. Deliveries must be scheduled to minimize on-site storage of materials and equipment. Parking and storage of materials and equipment shall be confined to areas on the site designated for Contractor's Staging Area in use during the project. Contractor shall be responsible for protection and security of stored materials and equipment and shall restore ground, trees and shrubs to their original condition upon completion of the project.

The Contractor will be required to furnish, install and maintain on a daily basis, any and all temporary facilities that are required to protect the Zoo staff, animals and the General Public using the Zoo facilities from all construction activity during the length of the project.

RESOLUTION

WHEREAS, the City Council of the City of El Paso, by Resolution dated March 12, 2002, determined that the competitive sealed proposal method is the project method that provides the best value to the City when entering into a contract for the construction of a facility; and

WHEREAS, the selection of a construction contractor for the El Paso Zoo New Zoo Support Facilities shall be accomplished through the use of the Competitive Sealed Proposal Method; and

WHEREAS, certain procedures must be met under state law when selecting a contractor for construction of a facility through competitive sealed proposals; and

WHEREAS, the City has followed the required procedures by preparing a request for competitive sealed proposals that includes construction documents, selection criteria used in selecting the successful offeror, estimated budget, project scope, schedule, and other information that contractors may require to respond to the request; and

WHEREAS, the City has received, publicly opened, and read aloud the names of the offerors and the prices stated in each proposal and has, no later than the 45th day after the date of opening the proposals, evaluated and ranked each proposal submitted in relation to the published selection criteria; and

WHEREAS, the City selects Dantex Construction Company as the offeror that offers the best value to the City based on the published selection criteria and on its ranking evaluation; and

WHEREAS, the City has successfully negotiated a contract with Dantex Construction Company and has, along with the engineer, discussed with Dantex Construction Company options for a scope or time modification and price change associated with the modification.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EL PASO:

THAT the City of El Paso hereby awards Contract Bid No. 2004-092, El Paso Zoo New Zoo Support Facilities in the amount of \$3,177,209.00, as this offeror provides the best value to the City based on the published criteria and on its ranking evaluation; and

THAT the Mayor be authorized to sign the contract referenced above as approved by the City Engineer, Contract Compliance, Purchasing, and the City Attorney; and

THAT, the Mayor be authorized to execute budget transfers for this award and project as necessary; and

THAT the City Engineer is hereby authorized to approve contract changes which are necessary for proper construction of the work and carrying out the intent of the design, but which do not increase the scope of the contract as awarded, in an amount not to exceed \$25,000 per numbered change order and 10% of the original contract price as awarded, without further authorization by City Council.

ADOPTED this 2nd day of June 2004.

CITY OF EL PASO

ATTEST:

Joe Wardy
Mayor

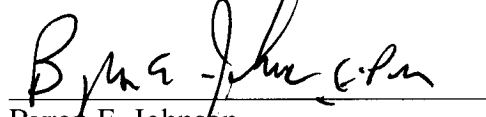
Richarda D. Momsen
City Clerk

APPROVED AS TO FORM:



Ruth Reyes
Assistant City Attorney

APPROVED AS TO CONTENT:



Byron E. Johnson
Director of Purchasing

CITY OF EL PASO BID TABULATION

BID ITEM: EL PASO ZOO NEW ZOO SUPPORT FACILITIES
 BID DATE: APRIL 14, 2004

BID # 2004-092
 DEPARTMENT: ZOO

	DANTEX CONSTRUCTION, COMPANY EL PASO, TEXAS	F. T. JAMES CONSTRUCTION, INC. EL PASO, TEXAS	JAN-CAR, INC. HORIZON, CITY	SAMCORP GENERAL CONTRACTORS EL PASO, TEXAS		
DESCRIPTION	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL
BASE BID I: COMMISSARY BUILDING - A	\$383,000.00	\$460,000.00	\$894,848.00	\$524,000.00		
Warehouse Building BUILDING B	\$830,000.00	\$918,911.00	\$702,704.00	\$731,000.00		
FACILITIES BUILDING BUILDING C	\$843,000.00	\$900,000.00	\$804,975.00	\$807,000.00		
BASE BID II ANIMAL HOLDING BUILDING	\$739,000.00	\$780,000.00	\$834,821.00	\$922,000.00		
BASE BID III ADMINISTRATION BUILDING - BASE BID	\$471,000.00	\$530,000.00	\$497,560.00	\$530,000.00		
BASE BID IV QUARANTINE BARN - BUILDING A	\$450,000.00	\$570,000.00	\$484,888.00	\$549,000.00		
BASE BID V 800 TRENCH SAFETY SYSTEM	\$1.75 \$1,400.00	\$4.00 \$3,200.00	\$5.00 \$4,000.00	\$3.00 \$2,400.00	\$0.00	\$0.00
BASE BID VI SITE SPECIAL ELECTRICAL SYSTEMS	\$37,000.00	\$60,000.00	\$28,000.00	\$43,000.00	\$0.00	\$0.00
TOTAL OF BASE BID ITEMS I, II, III, IV, V, AND VI	\$3,754,400.00	\$4,222,111.00 Contractor's Total \$4,223,111.00	\$4,251,796.00	\$4,108,400.00	\$0.00	\$0.00
ALTERNATE NO. 1 COMMISSARY BUILDING	\$55,000.00	\$16,000.00	\$44,400.00	\$15,000.00		
ALTERNATE NO. 2 WAREHOUSE BUILDING	\$59,000.00	\$55,000.00	\$49,300.00	\$67,000.00		
ALTERNATE NO. 3 WAREHOUSE BUILDING	\$31,000.00	\$14,000.00	\$21,250.00	\$45,000.00		
ALTERNATE NO. 4 WAREHOUSE BUILDING	\$5,000.00	\$7,500.00	\$5,000.00	\$5,000.00		
ALTERNATE NO. 5 FACILITIES BUILDING	\$100,000.00	\$115,000.00	\$114,400.00	\$78,000.00		

APPROVED BY: 

CITY OF EL PASO BID TABULATION

BID ITEM: EL PASO ZOO NEW ZOO SUPPORT FACILITIES

BID DATE: APRIL 7, 2004

BID # 2004-092

DEPARTMENT: ZOO

	DANTEX CONSTRUCTION, COMPANY EL PASO, TEXAS	F. T. JAMES CONSTRUCTION, INC. EL PASO, TEXAS	JAN-CAR, INC. HORIZON, CITY	SAMCORP GENERAL CONTRACTORS EL PASO, TEXAS		
DESCRIPTION	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL
ALTERNATE NO. 6 GRADING AND DRAINAGE	\$69,000.00	\$67,000.00	\$81,700.00	\$63,000.00		
ALTERNATE NO. 7 GRADING AND DRAINAGE	\$72,000.00	\$65,000.00	\$82,500.00	\$74,000.00		
ALTERNATE NO. 8 GRADING AND DRAINAGE	\$183,000.00	\$110,000.00	\$208,700.00	\$165,000.00		
ALTERNATE NO. 9 IRRIGATION AND LANDSCAPING	\$15,000.00	\$24,000.00	\$23,405.00	\$16,000.00		
ALTERNATE NO. 10 ANIMAL HOLDING BUILDING	\$55,000.00	\$70,000.00	\$69,700.00	\$75,000.00		
ALTERNATE NO. 11 IRRIGATION AND LANDSCAPING	\$3,000.00	\$7,500.00	\$7,200.00	\$3,000.00		
ALTERNATE NO. 12 ADMINISTRATION BUILDING	\$110,000.00	\$125,000.00	\$85,100.00	\$114,000.00		
ALTERNATE NO. 13 ADMINISTRATION BUILDING	\$12,000.00	\$30,000.00	\$13,300.00	\$16,000.00		
ALTERNATE NO. 14 ADMINISTRATION BUILDING	\$9,000.00	\$12,000.00	\$8,900.00	\$9,000.00		
ALTERNATE NO. 15 IRRIGATION AND LANDSCAPING	\$19,000.00	\$14,000.00	\$13,300.00	\$20,000.00		
ALTERNATE NO. 16 QUARANTINE BARN	\$82,000.00	\$62,000.00	\$114,700.00	\$97,000.00		
ALTERNATE NO. 17 ANIMAL CLINIC BUILDING ADDITION	\$65,000.00	\$107,000.00	\$71,400.00	\$76,000.00		
ALTERNATE NO. 18 FISH QUARANTINE BUILDING	\$129,000.00	\$145,000.00	\$129,300.00	\$141,000.00		

APPROVED BY: 

CITY OF EL PASO BID TABULATION

BID ITEM: EL PASO ZOO NEW ZOO SUPPORT FACILITIES
 BID DATE: APRIL 7, 2004

BID # 2004-092
 DEPARTMENT: ZOO

	DANTEX CONSTRUCTION, COMPANY EL PASO, TEXAS	F. T. JAMES CONSTRUCTION, INC. EL PASO, TEXAS	JAN-CAR, INC. HORIZON, CITY	SAMCORP GENERAL CONTRACTORS EL PASO, TEXAS		
DESCRIPTION	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL
ALTERNATE NO. 19 GREENHOUSE	\$42,000.00	\$75,000.00	\$49,500.00	\$53,000.00		
ALTERNATE NO. 20 HAY BARN	\$19,000.00	\$25,000.00	\$20,700.00	\$15,000.00		
ALTERNATE NO. 21 IRRIGATION AND LANDSCAPING	\$3,000.00	\$1,000.00	\$1,000.00	\$3,000.00		
AMENDMENTS ACKNOWLEDGED	YES	YES	YES	YES		
BID BONDS	YES	YES	YES	YES		

APPROVED BY: 

RECOMMENDATION

BEST VALUE OFFEROR CERTIFICATION

The evaluation of offers for the Best Value Procurement for:

Zoo Support Facilities, bid
(Project Name)

number 2004-092 has been completed.
(Bid Number)

The offeror, Dantex Construction, has received the
(Contractor's Name)

highest score, 97.00, and is; therefore, certified as offering the City of El Paso
the Best Value for this project.

The amount of the award will be \$ _____.

This amount includes the following base bids and alternates with their corresponding amounts:

<u>Base Bid I-A thru I-C</u>	<u>Base Bid II</u>
<u>Base Bid III</u>	<u>Base Bid IV</u>
<u>Base Bid V</u>	<u>Alts. 1, 8 & 18</u>

I, Debra Y Hamel, of Deputy CAO - QOL
(Name) (Department or Firm)

concur with this certification on this the 3 day of May 2004.

R. William R. Allen Director Zoo

3/may/04

Miguel Mora 5.3.04

Robert Sharib 05-03-04

ENLARGING
CONF.

BEST VALUE MTD.
ZOO SUPPORT FACILITIES

May 3, 2004

NAME	ORGANIZATION	
BOB CALULAND	BP ZOO	
ROBERT SHADRICK	ENGINEERING	
Jorge L. Mora	Mijares Mora	542-1591 / 542-1594
JAMIE HUERTA	Contract Compl.	
Bill Ingerson, DVM	SP ZOO	329-4775
Debbie Hoffman	CKO ZOO	4242
Chuck Lamm	P+3	520-8740
JUAN CONTRERAS	P+3	526 8735

Offeror	Base IA-1C, III-VI Alts. 1, 8 & 18	Bid/ Low Bid	Price Score
Dantex Construction	\$3,382,400.00	1.000	70.00
SamCorp General Contr.	\$3,507,400.00	0.964	67.51
F.T. James Construction	\$3,713,111.00	0.911	63.77
Jan-Car	\$3,799,375.00	0.890	62.32

Offeror	Dantex	SamCorp	FT James	JanCar					
Price Points	70.00	67.51	63.77	62.32	0.00	0.00	0.00	0.00	0.00
Past Relationship Pts									
<i>Contract Compliance Pts</i>	8.00	8.00	8.00	8.00	0.00	0.00	0.00	0.00	0.00
<i>Completion Date Pts</i>	2.00	2.00	2.00	2.00	0.00	0.00	0.00	0.00	0.00
<i>Negative on City Conts</i>	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Exp & Qual Pts									
<i>Similar Projects Pts</i>	8.00	8.00	8.00	8.00	0.00	0.00	0.00	0.00	0.00
<i>In Business 5 Yrs Pts</i>	2.00	2.00	2.00	2.00	0.00	0.00	0.00	0.00	0.00
<i>Negative Perf on Conts</i>	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Benefits Points									
<i>Empl Sponsored Benes</i>	7.00	7.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<i>Ancillary Benefits Pts</i>	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Grand Total Points	97.00	94.51	83.77	82.32	0.00	0.00	0.00	0.00	0.00

Best Value Procurement Criteria

Offeror: Dantex

100 Points Maximum

Price Maximum 70 Points	Low Bid:	Divided by Offeror's Bid:	X 70	Total Points:	Comments:
	\$3,382,400	\$3,382,400		70.00	

Offeror's Past Relationship With Owner Maximum 10 Points	Value of Points	Total Points	Comments
Contract performance in compliance with City Construction Documents	0 to 8	8	
Completion of City contract(s) accomplished prior to completion due date	0 to 2	2	
Negative performance on City contract(s)	0 to -10	0	

Offeror's Experience & Qualifications Maximum 10 Points	Value of Points	Total Points	Comments
Offeror has successfully completed projects similar in scope, size and value	0 to 8	8	
Offeror has been in business at least five years	0 to 2	2	
Negative performance on contract(s)	0 to -10	0	

Benefits Maximum 10 Points	Value of Points	Total Points	Comments
Workers offered employer-sponsored Benefits (Medical, Prescriptions)	0 to 7	7	
Workers offered employer-sponsored ancillary Benefits (Dental, Vision, Life)	0 to 3	0	

GRAND TOTAL POINTS

97.00

Best Value Procurement Criteria

Offeror: Sam Corp

100 Points Maximum

Price Maximum 70 Points	Low Bid:	Divided by Offeror's Bid:	X 70	Total Points:	Comments:
	\$3,382,400	\$3,507,400		67.51	

Offeror's Past Relationship With Owner Maximum 10 Points	Value of Points	Total Points	Comments
Contract performance in compliance with City Construction Documents	0 to 8	8	
Completion of City contract(s) accomplished prior to completion due date	0 to 2	2	
Negative performance on City contract(s)	0 to -10	0	

Offeror's Experience & Qualifications Maximum 10 Points	Value of Points	Total Points	Comments
Offeror has successfully completed projects similar in scope, size and value	0 to 8	8	
Offeror has been in business at least five years	0 to 2	2	
Negative performance on contract(s)	0 to -10	0	

Benefits Maximum 10 Points	Value of Points	Total Points	Comments
Workers offered employer-sponsored Benefits (Medical, Prescriptions)	0 to 7	7	
Workers offered employer-sponsored ancillary Benefits (Dental, Vision, Life)	0 to 3	0	

GRAND TOTAL POINTS 94.51

Best Value Procurement Criteria

Offeror: FT James

100 Points Maximum

Price Maximum 70 Points	Low Bid:	Divided by Offeror's Bid:	X 70	Total Points:	Comments:
	\$3,382,400	\$3,713,111		63.77	

Offeror's Past Relationship With Owner Maximum 10 Points	Value of Points	Total Points	Comments
Contract performance in compliance with City Construction Documents	0 to 8	8	
Completion of City contract(s) accomplished prior to completion due date	0 to 2	2	
Negative performance on City contract(s)	0 to -10	0	

Offeror's Experience & Qualifications Maximum 10 Points	Value of Points	Total Points	Comments
Offeror has successfully completed projects similar in scope, size and value	0 to 8	8	
Offeror has been in business at least five years	0 to 2	2	
Negative performance on contract(s)	0 to -10	0	

Benefits Maximum 10 Points	Value of Points	Total Points	Comments
Workers offered employer-sponsored Benefits (Medical, Prescriptions)	0 to 7	0	
Workers offered employer-sponsored ancillary Benefits (Dental, Vision, Life)	0 to 3	0	

GRAND TOTAL POINTS 83.77

Best Value Procurement Criteria

Offeror: Jan-Car

100 Points Maximum

Price Maximum 70 Points	Low Bid:	Divided by Offeror's Bid:	X 70	Total Points:	Comments:
	\$3,382,400	\$3,799,375		62.32	

Offeror's Past Relationship With Owner Maximum 10 Points	Value of Points	Total Points	Comments
Contract performance in compliance with City Construction Documents	0 to 8	8	
Completion of City contract(s) accomplished prior to completion due date	0 to 2	2	
Negative performance on City contract(s)	0 to -10	0	

Offeror's Experience & Qualifications Maximum 10 Points	Value of Points	Total Points	Comments
Offeror has successfully completed projects similar in scope, size and value	0 to 8	8	
Offeror has been in business at least five years	0 to 2	2	
Negative performance on contract(s)	0 to -10	0	

Benefits Maximum 10 Points	Value of Points	Total Points	Comments
Workers offered employer-sponsored Benefits (Medical, Prescriptions)	0 to 7	0	
Workers offered employer-sponsored ancillary Benefits (Dental, Vision, Life)	0 to 3	0	

GRAND TOTAL POINTS 82.32

PROPOSAL

TO THE HONORABLE MAYOR AND CITY COUNCIL
CITY OF EL PASO
EL PASO, TEXAS

Ladies and Gentlemen:

The undersigned having familiarized themselves with the local conditions affecting the cost of work and with the Contract documents consisting of Invitation to Bid, Instructions to Bidders, General Conditions, the Contractor's Proposal, Special Bid Conditions, Applicable Wage Rates, the Contract Form, plans, specifications, drawings, and addenda on file in the office of the Purchasing Department of the City of El Paso, hereby propose to perform everything required to be performed and to provide, furnish and install all the labor, materials, necessary tools, expendable equipment, and all utility and transportation services, and to complete in a workmanlike manner all the work required for the

El Paso Zoo New Zoo Support Facilities
BEST VALUE PROCUREMENT
Bid No. 2004-092

within the specified limits and in accordance with the plans and specifications as prepared for the City of El Paso, including Addenda numbers , 1, 2 & 3

AT THE FOLLOWING LUMP SUM AMOUNTS:

BASE BID:

BASE BID I:

COMMISSARY BUILDING - BUILDING A

The undersigned agrees to perform all of the work for remodeling of existing building and construction of new additions for the total amount of:

Three hundred eighty-three thousand Dollars, and NO cents.
\$ 383,000

COMPANY NAME: Dantex Construction Co.

BIDDER'S SIGNATURE: Farley R. Daniels

BIDDER'S NAME: Farley R. Daniels, CEO

WAREHOUSE BUILDING - BUILDING B

The undersigned agrees to perform all of the work for remodeling of existing building and construction of new additions for the total amount of:

Eight hundred thirty thousand Dollars, and NO cents.
\$ 830,000

FACILITIES BUILDING - BUILDING C

The undersigned agrees to perform all of the work for the remodeling of existing building and construction of new additions, not including work under Alternate No. 5, for the total amount of:

Eight hundred forty three thousand Dollars, and NO cents.
\$ 843,000

BASE BID II:

ANIMAL HOLDING BUILDING

The undersigned agrees to perform all of the work for construction of new Animal Holding Building for the total amount of:

Seven hundred thirty-nine thousand Dollars, and NO cents.
\$ 739,000

BASE BID III:

ADMINISTRATION BUILDING - BASE BID

The undersigned agrees to perform all of the work for remodeling of existing building and construction of new additions for the total amount of:

Four hundred seventy-one thousand Dollars, and NO cents.
\$ 471,000

COMPANY NAME: Dantex Construction Co.

BIDDER'S SIGNATURE: Farley Daniels

BIDDER'S NAME: Farley R. Daniels, CEO

BASE BID IV:

QUARANTINE BARN – BUILDING A

The undersigned agrees to perform all of the work for construction of new Quarantine Barn building for the total amount of:

four hundred fifty thousand Dollars, and NO cents.
\$ 450,000

BASE BID V:

TRENCH SAFETY SYSTEM

The undersigned agrees to perform all the work required for a Trench Safety System of approximately 800 lineal feet at unit price of 1.75 Dollars per foot for a total of:

One thousand four hundred Dollars, and NO cents.
\$ 1400

BASE BID VI:

SITE SPECIAL ELECTRICAL SYSTEMS

The undersigned agrees to perform all the work for exterior Site Special Electrical Systems for the total amount of:

Thirty-seven thousand Dollars, and NO cents.
\$ 37,000

SUM TOTAL OF BASE BID ITEMS I, II, III, IV, V & VI:

\$ 3,754,400

COMPANY NAME: Dantex Construction Co.

BIDDER'S SIGNATURE: Farley R. Daniels

BIDDER'S NAME: Farley R. Daniels, CEO

ALTERNATES:

(For Reference See Scope of Work)

COMMISSARY BUILDING - ALTERNATE NO. 1:

The undersigned agrees to perform all of the work for new Walk-In refrigerator and freezers in Commissary Building for the total amount of:

Fifty-five Thousand Dollars, and NO cents.

\$ 55,000

WAREHOUSE BUILDING - ALTERNATE NO. 2:

The undersigned agrees to perform all of the work for construction of larger Lounge Addition for the total amount of:

Fifty-nine Thousand Dollars, and NO cents.

\$ 59,000

WAREHOUSE BUILDING - ALTERNATE NO. 3:

The undersigned agrees to perform all of the work for new chain link cages (Rooms 173A, 173 B, 173C, 173D, 173E, 173F, 173G, 173H, 173J, 173K, 173L & 173M) for the total amount of:

Thirty-one Thousand Dollars, and NO cents.

\$ 31,000

WAREHOUSE BUILDING - ALTERNATE NO.4:

The undersigned agrees to perform all of the work for new metal industrial shelving (Note 19, Sheet 1A1.5) for the total amount of:

Five Thousand Dollars, and NO cents.

\$ 5,000

COMPANY NAME: Dantex Construction Co.

BIDDER'S SIGNATURE: Farley Daniels

BIDDER'S NAME: Farley R. Daniels, CEO

FACILITIES BUILDING – ALTERNATE NO. 5:

The undersigned agrees to perform all of the work for remodeling of Graphics Area (Rooms 121, 121A, 121 B, 122, 123, 1224 & 125) in existing building for the total amount of:

One hundred thousand Dollars, and NO cents.
\$ 100,000

GRADING AND DRAINAGE – ALTERNATE NO. 6:

The undersigned agrees to perform all of the work for parking lot site improvements located on sheet 1A0.0 for the total amount of:

Sixty-Nine thousand Dollars, and NO cents.
\$ 69,000

GRADING AND DRAINAGE – ALTERNATE NO. 7:

The undersigned agrees to perform all of the work for driveway, parking lot and storm drainage site improvements located on sheet 1A0.0 for the total amount of:

Seventy-two thousand Dollars, and NO cents.
\$ 72,000

GRADING AND DRAINAGE – ALTERNATE NO. 8:

The undersigned agrees to perform all of the work for driveway and storm drainage site improvements located on sheet 1A0.0 for the total amount of:

One hundred eighty three thousand Dollars, and NO cents.
\$ 183,000

COMPANY NAME: Bantex Construction Co.

BIDDER'S SIGNATURE: Farley R. Daniels

BIDDER'S NAME: Farley R. Daniels, CEO

IRRIGATION AND LANDSCAPING - ALTERNATE NO. 9:

The undersigned agrees to perform all of the work for new Irrigation and Landscaping for the total amount of:

Fifteen Thousand Dollars, and NO cents.

\$ 15,000

ANIMAL HOLDING BUILDING - ALTERNATE NO. 10:

The undersigned agrees to perform all of the work for exterior metal stalls, Types A, B & C for the total amount of:

Fifty-five Thousand Dollars, and NO cents.

\$ 55,000

IRRIGATION AND LANDSCAPING - ALTERNATE NO. 11:

The undersigned agrees to perform all of the work for new Irrigation and Landscaping for the total amount of:

Three Thousand Dollars, and NO cents.

\$ 3,000

ADMINISTRATION BUILDING - ALTERNATE NO. 12:

The undersigned agrees to perform all of the work for larger new building addition to existing building as shown on Sheet 3A1.2 for the total amount of:

One hundred Ten Thousand Dollars, and NO cents.

\$ 110,000

COMPANY NAME: Dantex Construction Co.

BIDDER'S SIGNATURE: Farley R. Daniels

BIDDER'S NAME: Farley R. Daniels, CEO

ADMINISTRATION BUILDING - ALTERNATE NO. 13:

The undersigned agrees to perform all of the work for new Trellis addition to existing building for the total amount of:

Twelve Thousand Dollars, and NO cents.
\$ 12,000

ADMINISTRATION BUILDING - ALTERNATE NO. 14:

The undersigned agrees to perform all of the work to provide new Compact Shelving for the total amount of:

Nine Thousand Dollars, and NO cents.
\$ 9,000

IRRIGATION AND LANDSCAPING - ALTERNATE NO. 15:

The undersigned agrees to perform all of the work for new Irrigation and Landscaping for the total amount of:

Nineteen Thousand Dollars, and No cents.
\$ 19,000

QUARANTINE BARN - ALTERNATE NO. 16:

The undersigned agrees to perform all of the work for additional Stalls 411 & 412 for the total amount of:

Eighty Two Thousand Dollars, and No cents.
\$ 82,000

COMPANY NAME: Dantex Construction Co.

BIDDER'S SIGNATURE: Farley R. Daniels

BIDDER'S NAME: Farley R. Daniels, CEO

ANIMAL CLINIC BUILDING ADDITION - ALTERNATE NO. 17:

The undersigned agrees to perform all of the work for new building addition to existing Animal Clinic Building for the total amount of:

Sixty-five Thousand Dollars, and NO cents.
\$ 65,000

FISH QUARANTINE BUILDING - ALTERNATE NO. 18:

The undersigned agrees to perform all of the work for new Fish Quarantine Building for the total amount of:

One Hundred Twenty-nine Thousand Dollars, and NO cents.
\$ 129,000

GREENHOUSE - ALTERNATE NO. 19:

The undersigned agrees to perform all of the work to relocate existing Greenhouse for the total amount of:

Forty-two Thousand Dollars, and NO cents.
\$ 42,000

HAY BARN - ALTERNATE NO. 20:

The undersigned agrees to perform all of the work for new Hay Barn Building for the total amount of:

Nineteen Thousand Dollars, and _____ cents.
\$ 19,000

COMPANY NAME: Dantex Construction Co.

BIDDER'S SIGNATURE: Farley R. Daniels

BIDDER'S NAME: Farley R. Daniels, CEO

IRRIGATION AND LANDSCAPING - ALTERNATE NO. 21:

The undersigned agrees to perform all of the work for new Irrigation and Landscaping for the total amount of:

Three Thousand Dollars, and NO cents.
\$ 3,000

COMPANY NAME: Dantex Construction Co.
BIDDER'S SIGNATURE: Farley R. Daniels
BIDDER'S NAME: Farley R. Daniels, CEO

CONTRACT TIME AND LIQUIDATED DAMAGES

The undersigned Bidder agrees to commence work on a date to be specified in a written Notice to Proceed and to substantially complete the work on which he/she has bid within **THREE HUNDRED AND SIXTY (360)** consecutive calendar days, Bidder agrees to pay as liquidated damages the sum of **FIVE HUNDRED FIFTY AND 00/100 DOLLARS (\$550.00)** for each consecutive calendar day thereafter as provided in paragraph 6.8 of the General Conditions of the Contract.

PROPOSAL

Enclosed with this proposal is a certified check or bid bond for five percent (5%) of the TOTAL bid price including base bid(s) and alternate(s) which is agreed shall be collected and retained by the owner(s) as liquidated damages in the event this proposal is accepted by the Owner within sixty (60) consecutive calendar days after the date advised for the reception of bids and the undersigned fails to execute the contract and the required performance and payment bonds with the Owner within fourteen (14) consecutive calendar days after the date said proposal is accepted; otherwise, the said bid security shall be returned to the undersigned upon demand.

THE UNDERSIGNED BIDDER REPRESENTS TO THE CITY AND TO THE OTHER BIDDERS THAT HIS/HER BID, AND THE ESTIMATES ON WHICH IT IS BASED, HAS BEEN CAREFULLY CHECKED AND CONTAINS NO ERRORS, AND NOTHING HAS BEEN OMITTED OR OVERLOOKED IN DETERMINING THE AMOUNTS BID.

BIDDER'S NAME: Dantex Construction Co.

BY: Farley R. Daniels 2-14-04
Signature Date

Farley R. Daniels, CEO (915) 584-9300 833-0253
Print Signer's name & title Telephone Fax

4727 Osborne El Paso, Texas 79922
Address City, State, Zip Code

Same as above.
Physical Address of Business – if different from above City, State, Zip Code

IF THE BIDDER BE A CORPORATION, THE FOLLOWING CERTIFICATE SHOULD BE EXECUTED:

I, Mary Kay Daniels, certify that I am the Corporate Secretary of the corporation named as Bidder hereinabove; that Farley R. Daniels, who signed the foregoing contract on behalf of the Bidder, was then CEO of said corporation; that said proposal was duly signed for and in behalf of said corporation by authority of its governing body, and is within the scope of its corporate powers.

Mary Kay Daniels

CORPORATE SECRETARY SIGNATURE AND CORPORATE SEAL